
**HISTORIC PRESERVATION REVIEW BOARD
STAFF REPORT AND RECOMMENDATION**

Landmark/District:	Capitol Hill Historic District	<input type="checkbox"/> Agenda
Address:	912 G Street SE	<input checked="" type="checkbox"/> Consent
ANC:	6B	<input checked="" type="checkbox"/> Concept
		<input checked="" type="checkbox"/> Alteration
Meeting Date:	February 24, 2022	<input type="checkbox"/> New Construction
Case Number:	22-085	<input type="checkbox"/> Demolition
		<input type="checkbox"/> Subdivision

Applicant Jennisey Basart with plans prepared by Joel Heisey, seeks concept review for a rooftop addition to a garage on a property located in the Capitol Hill Historic District.

Property Description

The existing garage is one story, in a row of one-story garages. Largely unornamented, there are brick returns on either side of the large garage door opening and a flat metal cornice.



912 G Street SE garage in the center

Proposal

The applicant proposes to erect slatted walls on three sides of the garage that would approximate the appearance of a second story. The walls would be of slatted wood, like horizontal fencing. There would be three window-sized openings on the alley-facing elevation. The side elevations will be visible as both adjacent garages are one story. The rear will have a simple railing and stair for access from the yard.

Evaluation

There are numerous one-story garages with roof decks in the Capitol Hill historic district. This is usually accomplished with a simple metal or wood railing. This parapet extension makes the deck much more visually obtrusive, but attempts to increase privacy among neighbors by emulating a two-story garage.

Recommendation

The HPO recommends the Board find the project to be compatible with the Capitol Hill historic district, and delegate final approval to staff.

Staff contact: Moira Nadal